

## \$229,900 - 307 10171 119 Street, Edmonton

MLS® #E4455799

**\$229,900**

2 Bedroom, 2.00 Bathroom, 1,209 sqft

Condo / Townhouse on 0.00 Acres

W&#248;hkw&#227;nt&#229;win, Edmonton, AB

Rare downtown condo with space and character! At 1209 sq ft, this 2-bedroom, 2-bath home stands out with a rare wood-burning fireplace and a bright sunroom. Located in a quiet 31-unit building just steps to Jasper Avenue, it combines convenience with privacy. Inside, you&#178;™ll find newer flooring, in-suite laundry, and appliances that are only 2 years old. The U-shaped kitchen with a sunshine ceiling connects to the dining area, while the large living room offers plenty of space to relax or entertain. The primary suite includes a 3-piece ensuite, and a second 3-piece bath serves guests or family. Underground parking adds peace of mind, and the generous floor plan is far larger than most condos in the downtown core. With its unique size, location, and charm, this home is a rare opportunity for downtown living.

Built in 1981

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4455799  |
| Price          | \$229,900 |
| Bedrooms       | 2         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 1,209     |
| Acres          | 0.00      |



|            |                        |
|------------|------------------------|
| Year Built | 1981                   |
| Type       | Condo / Townhouse      |
| Sub-Type   | Lowrise Apartment      |
| Style      | Single Level Apartment |
| Status     | Active                 |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 307 10171 119 Street |
| Area        | Edmonton             |
| Subdivision | WÃ©hkwÃ©ntÃ©win      |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T5K 1Z1              |

### Amenities

|           |                                |
|-----------|--------------------------------|
| Amenities | Secured Parking, Security Door |
| Parking   | Heated, Underground            |

### Interior

|                   |                                                                  |
|-------------------|------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                 |
| Appliances        | Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer |
| Heating           | Hot Water, Electric                                              |
| # of Stories      | 4                                                                |
| Stories           | 1                                                                |
| Has Basement      | Yes                                                              |
| Basement          | None, No Basement                                                |

### Exterior

|                   |                                                 |
|-------------------|-------------------------------------------------|
| Exterior          | Wood, Vinyl                                     |
| Exterior Features | Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                |
| Construction      | Wood, Vinyl                                     |
| Foundation        | Concrete Perimeter                              |

### Additional Information

|                |                     |
|----------------|---------------------|
| Date Listed    | September 3rd, 2025 |
| Days on Market | 21                  |
| Zoning         | Zone 12             |

Condo Fee                \$711

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Listing information last updated on September 24th, 2025 at 7:17am MDT